

1967/50

KNOW ALL MEN BY THESE PRESENTS, That Bruce D. Balbin and Delena Balbin, H/W

, hereinafter called the grantor, for the consideration hereinafter stated,  
to grantor paid by Bernice Jewel Covick or Bethel Elizabeth Smith, hereinafter called the grantee,  
does hereby grant, bargain, sell and convey unto the said grantee and grantee's heirs, successors and assigns, that  
certain real property, with the tenements, hereditaments and appurtenances thereunto belonging or appertaining, sit-  
uated in the County of Klamath and State of Oregon, described as follows, to-wit:The West Half of the southeast quarter of the Southeast quarter, all in  
Section 30, Township 25 South, Range 11 East, Willamette Meridian.To Have and to Hold the same unto the said grantee and grantee's heirs, successors and assigns forever.  
And said grantor hereby covenants to and with said grantee and grantee's heirs, successors and assigns, that  
grantor is lawfully seized in fee simple of the above granted premises, free from all encumbrances except  
subject to easements, conditions, restrictions and reservations of record and  
to any liens or encumbrances suffered or allowed by grantee.

and that

grantor will warrant and forever defend the above granted premises and every part and parcel thereof against the law-  
ful claims and demands of all persons whomsoever, except those claiming under the above described encumbrances.

The true and actual consideration paid for this transfer, stated in terms of dollars, is \$ 8,000.00

However, the actual consideration consists of or includes other property or value given or promised which is  
part of the consideration (indicate which):

In construing this deed and where the context so requires, the singular includes the plural.

WITNESS grantor's hand this 1st day of Feb., 1991

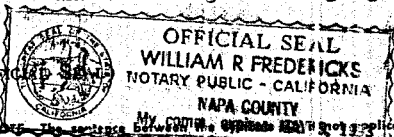
Bernice Jewel Covick 6/28/91  
Bethel Elizabeth Smith - Beth E. Nieland 6/28/91  
Bruce D. Balbin Bruce D. Balbin  
Delena R. Balbin Delena R. Balbin

STATE OF OREGON, County of Napa ) ss. June 28, 1991

Personally appeared the above named Bernice Jewel Covick and

Bethel Elizabeth Smith (AKA Beth E. Nieland)

and acknowledged the foregoing instrument to be their voluntary act and deed.



Before me:

Notary Public for Oregon

My commission expires May 31, 1993

NOTE: The signature of the Notary Public, if not applicable, should be deleted. See Chapter 462, Oregon Laws 1967, as amended by the 1967 Special Session.

STATE OF CALIFORNIA

COUNTY OF Solano } ss.

On July 19, 1991

before me, C. Bounville (Notary Name and Title)

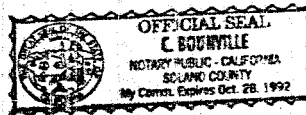
Escrow Officer

personally appeared Bruce D. Balbin and Delena R. Balbin

personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s)  
is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their  
authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon  
behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature C. Bounville



Title.

Deputy

STATE OF OREGON: COUNTY OF KLAMATH: ss.

Filed for record at request of Bernice Covick the 12th day  
of Sept. A.D. 1991 at 3:14 o'clock P.M. and duly recorded in Vol. M91  
of Deeds on Page 18409

Evelyn Biehn County Clerk

By Delena Nieland

FEE \$28.00

Return: Bernice Covick  
2340 Eva St., Napa, Ca. 94559